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MORTGAGE

THIS MORTGAGE is made this 27th day of May, 1983, between the Mortgagor, Kathryn W. Robinson, (herein "Borrower"), and the Mortgagee, First Federal Savings and Loan Association of South Carolina, a corporation organized and existing under the laws of the United States of America, whose address is 301 College Street, Greenville, South Carolina (herein "Lender").

WHEREAS, Borrower is indebted to Lender in the principal sum of Thirty Seven Thousand and No/100 (\$37,000.00) Dollars, which indebtedness is evidenced by Borrower's note dated May 27, 1983, (herein "Note"), providing for monthly installments of principal and interest, with the balance of the indebtedness, if not sooner paid, due and payable on June 1, 2013.....;

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by the Note, with interest thereon, the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Mortgage, and the performance of the covenants and agreements of Borrower herein contained, and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances"), Borrower does hereby mortgage, grant and convey to Lender and Lender's successors and assigns the following described property located in the County of Greenville, State of South Carolina.

ALL those certain pieces, parcels or lots of land situate, lying and being on the southwestern side of Heather Way, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a portion of Lots Nos. 143, 144 and 145, all of Lot No. 146 and a portion of Lot No. 147, as shown on plat of Marshall Forest, prepared by Dalton & Neves, dated October, 1928 and recorded in the RMC Office for Greenville County, S. C. in Plat Book H, at Pages 133 and 134, and having, according to a more recent plat, entitled "Property of Kathryn W. Robinson" dated May 30, 1983, and recorded in the RMC Office for Greenville County, S. C. in Plat Book 9T, at Page 68, the following metes and bounds:

BEGINNING at a nail on the southwestern side of Heather Way at the joint front corner of the premises herein described and property now or formerly designated as Lot No. 147 and running thence with the line of property now or formerly designated as Lot No. 147, S. 50-51 W. 250 feet to an iron pin in the line of property now or formerly designated as a ten (10') foot Easement; thence with the line of property now or formerly designated as a ten (10') foot Easement, N. 39-30 W. 69 feet to an iron pin in the line of property now or formerly designated as an Alley; thence with the line of property now or formerly designated as an Alley, N. 37-51 E. 256.5 feet to an iron pin on the southwestern side of Heather Way; thence with the southwestern side of Heather Way, S. 39-22 E. 126.7 feet to the point of beginning.

ALSO: ALL that piece, parcel or strip of land situate, lying and being on the southwestern side of Heather Way, in the City of Greenville, County of Greenville, State of South Carolina, being known and designated as a three (3') foot strip on plat entitled "Property of Kathryn W. Robinson", dated May 30, 1983 and recorded in the RMC Office for Greenville County, S. C. in Plat Book 9T, at Page 68, and having, according to said plat, the following metes and bounds:

(SEE ADDENDUM ATTACHED HERETO)

which has the address of 30 Heather Way, Greenville, SC 29605,
(Street) (City)

(herein "Property Address");

(State and Zip Code)

TO HAVE AND TO HOLD unto Lender and Lender's successors and assigns, forever, together with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Mortgage; and all of the foregoing, together with said property (or the leasehold estate if this Mortgage is on a leasehold) are herein referred to as the "Property."

Borrower covenants that Borrower is lawfully seised of the estate hereby conveyed and has the right to mortgage, grant and convey the Property, that the Property is unencumbered, and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

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